

19 December 2024

Stockland launches its first over 50s community in Ipswich

[Link to images](#)

Stockland has launched Halcyon Providence, the first over 50s community in the Ipswich region, located within the masterplanned community of Providence.

Stockland's newest Halcyon community offers homeowners the benefits of both resort-style living with the convenience of a well-established vibrant community that is already home to more than 5,000 homeowners.

The 14-hectare site in White Rock will provide 254 two- and three-bedroom homes designed to meet the needs of Australia's growing over 50s population. Its location within the Stockland Providence community offers buyers the unique opportunity for multi-generational living.

Halcyon Providence combines South Ripley's easy access to Ipswich City and Brisbane with resort-quality living, including a heated magnesium pool, a gold-class style cinema, a yoga studio with sauna, a salon and treatment room as well as parking for caravans.

Recent Stockland research shows that Australia's over 50s population is projected to grow by 1.8 per cent annually over the next decade, outpacing overall population growth by 0.4 per cent.

Queensland is expected to see an even higher rate at 1.9 per cent, making it one of the only states with a net gain in senior internal migration across both capital and regional areas. The sunshine state is leading the nation in senior housing, accounting for 50 per cent of all newly developed land lease homes.¹

Stockland Project Director Glenn Nugent says that with the over 50s population expected to peak before 2035², the growing land lease sector will provide more housing for the ageing population over the next decade.

"As baby boomers retire, the land lease model stands out as a key affordable living solution to boost Australia's housing supply. Halcyon Providence, the first over 50s community in the area, is uniquely positioned to meet the growing demand for homes," Mr Nugent said.

¹ Stockland Research, June 2024, 'Demystifying the LLC penetration rate & risks of saturation' - Forecast average annual population growth by state, 2023 reference

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“Located within easy reach to the Ripley Town Centre, a future retail hub in the Providence community, and the Ripley Valley Satellite hospital, this community offers the perfect blend of convenience, essential services and lifestyle.

“At Providence, we cater to everyone, from those buying their first home to those looking to retire – all in one growing community.

“Having witnessed the benefits of combining senior’s living with a masterplanned community at Stockland Aura, we’re excited to bring that same potential to Halcyon Providence,” Mr Nugent added.

Halcyon Providence is located adjacent to a landscaped waterway corridor close to kilometres of walking and cycling trails. It offers buyers the opportunity to right-size without compromise, enjoying a low-maintenance, lock-up-and-go lifestyle in an architecturally designed home for under \$600,000*.

Expressions of interest are now open, with the first release of 29 homesites scheduled for February 2025, followed by monthly releases thereafter. The first stage homesites will range from 251 square metres to 481 square metres, with construction expected to begin in mid-2025 and first settlements expected in early 2026.

The launch of Halcyon Providence comes after the sell-out success of all three stages in the Providence West Lacebark precinct, all three releases in Providence East, and the first stage of recently launched [Stockland Botanica](#), set to be home to 6,000 residents upon completion.

These communities are in one of the country’s fastest-growing Local Government Areas, with Providence itself projected to grow to 20,000 residents over the next 20 years.

Halcyon Providence is located 43 kilometres from Brisbane, 14 kilometres from Ipswich City and Springfield Central, and three-kilometre drive from the Ripley Town Centre.

Halcyon Providence’s first and second information sessions in November reached full capacity. Those wanting more information or to register interest, can visit the temporary sales office at Stockland Providence at 6 Amity Way South Ripley, open 10.00am to 5.00pm daily or visit the website:

<https://www.stockland.com.au/halcyon-communities/qld/halcyon-providence>

Halcyon Providence is expected to include:

- 25m heated magnesium salt pool with spa
- Pickleball courts
- Lawn bowls and BBQ pavilion
- Yoga studio and exercise lawn
- Fully equipped gym
- Bar, kitchen and private dining room
- Lounge area and library

- Cinema
- Arts and craft studio
- Clubhouse and dance floor
- Salon and treatment rooms
- Games room and function room
- Hobby shed
- Community gardens
- Caravan parking (subject to availability, agreement and fees)

*Price correct as at 1 October 2024 and subject to change.

About Stockland Halcyon

Stockland Halcyon's land lease communities have been redefining over 50s living for more than 17 years, with 18 communities either established or in development across Queensland, and 24 communities nationally. Halcyon is the winner of 33 state and national awards, including [best in seniors' living](#). The land lease model gives customers the opportunity to free up capital with no hidden costs, stamp duty or deferred management fees, and homeowners retain all capital gains.

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We are a leading creator and curator of connected communities with people at the heart of the places we create. For more than 70 years, we have built a proud legacy, helping more Australians achieve the dream of home ownership, and enabling the future of work and retail. Today, we continue to build on our history as one of Australia's largest diversified property groups to elevate the social value of our places, and create a tangible sense of human connection, belonging and community for our customers. We own, fund, develop and manage one of Australia's largest portfolios of residential and land lease communities, retail town centres, and workplace and logistics assets. Our approach is distinctive, bringing a unique combination of development expertise, scale, deep customer insight, and diverse talent - with care in everything we do. We are committed to contributing to the economic prosperity of Australia and the wellbeing of our communities and our planet.